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Cook County Recorder 29.50

DEED IN TRUST



**THE GRANTORS, MICHAEL A. PINK  
and SHARON L. PORTER**, husband and wife,

of the County of Cook and  
State of Illinois, for and in  
consideration of Ten and No/100  
(\$10.00) Dollars, and other good and  
valuable considerations in hand paid,

**Convey and Warrant unto SHARON L. PORTER,**

**as Trustee of the SHARON L. PORTER SELF-DECLARATION OF TRUST, dated**

NOVEMBER 17, 1998, (hereinafter referred to as "said trustee," regardless of the number  
of trustees) and unto all and every successor or successors in trust under said trust agreement,  
all of their right, title and interest in the following described real estate in the County of Cook  
and State of Illinois, to wit:

SEE EXHIBIT A, ATTACHED HERETO AND MADE HEREOF

To HAVE AND TO HOLD the said premises with the appurtenances upon the trusts and  
for the uses and purposes herein and in said trust agreement set forth.

Full power and authority are hereby granted to said trustee to improve, manage, protect  
and subdivide said premises or any part thereof; to dedicate parks, streets, highways or alleys;  
to vacate any subdivision or part thereof, and to resubdivide said property as often as desired;  
to contract to sell; to grant options to purchase; to sell on any terms; to convey either with or  
without consideration; to convey said premises or any part thereof to a successor or successors  
in trust and to grant to such successor or successors in trust all of the title, estate, powers and  
authorities vested in said trustee; to donate, to dedicate, to mortgage, pledge or otherwise  
encumber said property, or any part thereof; to lease said property, or any part thereof, from  
time to time, in possession or reversion, by leases to commence in presenti or in futuro, and  
upon any terms and for any period or periods of time, not exceeding in the case of any single  
demise the term of 198 years, and to renew or extend leases upon any terms and for any period  
or periods of time and to amend, change or modify leases and the terms and provisions thereof  
at any time or times hereafter; to contract to make leases and to grant options to lease and  
options to renew leases and options to purchase the whole or any part of the reversion and to  
contract respecting the manner of fixing the amount of present or future rentals; to partition or  
to exchange said property, or any part thereof, for other real or personal property; to grant  
easements or charges of any kind; to release, convey or assign any right, title or interest in or  
about or easement appurtenant to said premises or any part thereof; and to deal with said  
property and every part thereof in all other ways and for such other considerations as it would  
be lawful for any person owning the same to deal with the same, whether similar to or different  
from the ways above specified, at any time or times hereafter.

In no case shall any party dealing with said trustee in relation to said premises, or to  
whom said premises or any part thereof shall be conveyed, contracted to be sold, leased or  
mortgaged by said trustee, be obliged to see to the application of any purchase money, rent or

THIS DEED IS EXEMPT FROM  
TRANSFER TAXES UNDER ILLINOIS  
STATUTE CHAPTER 35,  
SECTION 200/31-45(e)  
agent

money borrowed or advanced on said premises, or be obliged to see that the terms of this trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of said trustee, or be obliged or privileged to inquire into any of the terms or said trust agreement; and every deed, trust deed, mortgage, lease or other instrument executed by said trustee in relation to said real estate shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease or other instrument, (a) that at the time of the delivery thereof the trust created by this Indenture and by said trust agreement was in full force and effect; (b) that such conveyance or other instrument was executed in accordance with the trusts, conditions and limitations contained in this Indenture and in said trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that said trustee was duly authorized and empowered to execute and delivery every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties and obligations of its, his or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails and proceeds arising from the sale or other disposition of said real estate, and such interest is hereby declared to be personal property, and no beneficiary hereunder shall have any title or interest, legal or equitable, in or to said real estate as such, but only an interest in the earnings, avails and proceeds thereof as aforesaid.

If the title to any of the above lands is now or hereafter registered, the Registrar of Titles is hereby directed not to register or note in the certificate of title or duplicate thereof, or memorial, the words "in trust," or "upon condition," or "with limitations," or words of similar import, in accordance with the statute in such case made and provided.

And the said grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the grantors aforesaid have hereunto set their hands and seals this 4<sup>th</sup> day of May, 1999.

Michael A. Pink  
MICHAEL A. PINK

Sharon L. Porter  
SHARON L. PORTER

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par. e and Cook County Ord. 93-0-27 par. e

Date 5/18/99 Sign [Signature]

State of Illinois )  
 ) SS:  
County of )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MICHAEL A. PINK and SHARON L. PORTER, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 4 day of May, 1999.



*Mary J. O'Grady*  
Notary Public

My Commission expires \_\_\_\_\_, 19\_\_.

This instrument was prepared by David W. Nyberg, Esq., 33 North Dearborn Street, #2220, Chicago, Illinois 60602.

AFTER RECORDING, RETURN DEED TO: Sharon L. Porter, 1515 South Boulevard, Evanston, Illinois 60202-2729.



COOK County Clerk's Office

EXHIBIT A

- Parcel 1 Unit 2313 in the River Plaza Condominium as delineated on a survey of the following described real estate: Lots 3, 5, 8, 15, 16, 17, 19, 20, 22, 31 to 39, both inclusive, 41, and 44 to 48, both inclusive, in River Plaza Resubdivision of Land, Property and Space of Lots 1 to 12 and vacated alley in Block 5 in Kinzie's Addn to Chicago in the Northwest 1/4 of Section 10, Township 39 North, Range 14, East of the Third Principal Meridian in Cook County, Illinois, which survey is attached as Exhibit "B" to the Declaration of Condominium Recorded as Document Number 94758753 together with its undivided percentage interest in the common elements.
- Parcel 2 Easement for the benefit of Parcel 1 for ingress, egress, use and enjoyment of the property as set forth in the River Plaza Declaration of Covenants, Conditions, Restrictions, and Easements recorded as Document Number 94758750.

COMMONLY KNOWN AS: 405 North Wabash Avenue, Chicago, Illinois

P.I.N.: 17-10-132-001-0000 through 17-10-132-011-0000

Property of Cook County Clerk's Office

STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated May 11, 1999

Signature: [Signature]

Grantor or Agent  
"OFFICIAL SEAL"  
VICTORIA SOCHA SANCHEZ  
Notary Public, State of Illinois  
My Commission Expires 11/06/2000

Subscribed and sworn to before me by the said [Signature] this 14th day of May, 1999  
Notary Public [Signature]

The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated May 14, 1999

Signature: [Signature]

Grantee or Agent  
"OFFICIAL SEAL"  
VICTORIA SOCHA SANCHEZ  
Notary Public, State of Illinois  
My Commission Expires 11/06/2000

Subscribed and sworn to before me by the said [Signature] this 14th day of May, 1999  
Notary Public [Signature]

NOTE: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)



EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES